

WITNESSES: J. M. ...
(Hereinafter referred to as the grantor, in and to wit, U. S. Forrester)

Whereafter referred to as Mortgagee, is evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of
Eight Thousand Dollars (\$ 8,000.00) due and payable
December 31, 1972

with interest thereon from date at the rate of SIX (6%) per centum per annum, to be paid:

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagee may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagee in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, State of South Carolina, situate, lying and being South of the White Horse Road and being more fully described as follows, to wit:

BEGINNING at an iron pin said iron pin being situate on Lakeview Drive, 315 feet northwest of the intersection of Lakeview Drive and a County road and being the joint corners of land now owned by the grantors herein and land previously conveyed by the grantors as will appear by reference to the deed recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 532 at page 408; and running thence along the line of said property S. 30-45 W. 100 feet to an iron pin; thence S. 62-30 E. 105 feet to an iron pin; thence S. 30-45 W. 421 feet, more or less, to the northern line of property now or formerly owned by E. J. Long; and running thence with the line of such property N. 67-05 W. 210 feet to a point; thence N. 30-45 E. 521 feet, more or less, to the south side of Lakeview Drive; thence with the south side of Lakeview Drive 65-50 E. 105 feet to the point of beginning.

ALSO, ALL that piece, parcel or lot of land in Gantt Township, Greenville County, State of South Carolina, six hundred feet South of the White Horse Road and being more fully described as follows, to-wit:

BEGINNING at an iron pin, said iron pin being S. 30-45W. from an iron pin on the Southern edge of the White Horse Road and running thence along the edge of a ten foot road, S. 30-45 W. 416.4 feet, more or less, to a point corner of lot previously conveyed by the Grantors herein as will appear by reference to deed recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 446 at page 408; thence along said property, N. 67-05 W. 210 feet to a point; thence N. 30-45 E. 416.4 feet, more or less, to a point on the Northern edge of a ten foot road; thence along the Northern edge of said ten foot road, S. 65-50 E. 210 feet to the point of beginning.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagee covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.